

## METROPOLITAN DEVELOPMENT COMMITTEE

DATE: June 12, 2006

CALLED TO ORDER: 5:35 p.m.

ADJOURNED: 6:15 p.m.

### ATTENDANCE

#### Attending Members

Dane Mahern, Chairman  
Ron Gibson  
Angela Mansfield  
Jackie Nytes  
Marilyn Pfisterer  
Steve Talley

#### Absent Members

Scott Keller  
Lance Langsford  
Mike Speedy

### AGENDA

PROPOSAL NO. 176, 2006 - reappoints Michael Rinebold to the Indianapolis Housing Agency Board

“Do Pass”

Vote: 6-0

PROPOSAL NO. 325, 2006 - designates and establishes a municipal riverfront development project area pursuant to IC 7.1-3-20 to encourage new restaurant proprietors to invest in the central canal area

“Do Pass”

Vote: 4-2

## METROPOLITAN DEVELOPMENT COMMITTEE

The Metropolitan Development Committee of the City-County Council met on Monday, June 12, 2006. Chair Dane Mahern called the meeting to order at 5:35 p.m. with the following members present: Ron Gibson, Angela Mansfield, Jackie Nytes, Marilyn Pfisterer, and Steve Talley. Absent were Scott Keller, Lance Langsford and Mike Speedy.

### PROPOSAL NO. 176, 2006 -reappoints Michael Rinebold to the Indianapolis Housing Agency Board

Mr. Rinebold said he was appointed to the board as a replacement and has been serving since 2004. He said he has put a lot of time into the board and is pleased with the anticipated score the board will receive. Mr. Rinebold stated that he serves as the chair of the board's financial committee and they review budgets monthly.

Councillor Mansfield asked where the cost-cutting measures are seen. Mr. Rinebold said all departments have made significant cuts by not filling staff positions.

Councillor Gibson asked for an update on the housing policing for the agency. Mr. Rinebold said the police force that was with the agency left in 2004 and what remains is the office of Special Investigations, which handles all the fraud cases. He said this office operates on grants and unfortunately the money that has been available is no longer. He said there are two employees handling fraud cases. Councillor Gibson asked that this issue be kept on the table because it is important to have policing for the agency to reduce fraud and improve housing. Mr. Rinebold said the agency is working to collaborate with the Indianapolis Police Department (IPD) to respond to calls made, but additional help is needed.

Councillor Pfisterer asked if the fraud unit could be self-funded. Mr. Rinebold said the office is funded by money recovered from fraud; unfortunately, it is very difficult to recover this money. Councillor Mansfield said most of the time whoever has done the fraud has usually spent the money; therefore, the investigation office for the most part acts like a deterrent.

Councillor Nytes asked about Mr. Rinebold's attendance record. Mr. Rinebold stated that he has attended 15 out of the 18 board meetings.

Councillor Gibson moved, seconded by Councillor Mansfield, to send Proposal No. 176, 2006 to the full Council with a "Do Pass" recommendation. The motion carried by a vote of 6-0.

PROPOSAL NO. 325, 2006 - designates and establishes a municipal riverfront development project area pursuant to IC 7.1-3-20 to encourage new restaurant proprietors to invest in the central canal area

Margaret Banning, Administrator for the Department of Metropolitan Development (DMD), said the designation is along a portion of the Canal and White River State Park cultural district. She said this law was passed to create an incentive for retail development along riverfront areas. She said in the past a restaurant would only need a letter from the Mayor and evidence of city/state expenditures in the area, but now the area requires a previous designation of a revitalization district. Ms. Banning said one of the top amenities that visitors would like to see the most is cafés and restaurants along the canal. She said some disadvantages that property owners and potential retail developers have cited are: the perceived lack of parking, lack of street level visibility, and access for deliveries. She said this designation and the ability to obtain an off quota license will help counter some of these disadvantages. Ms. Banning said retail development is also an economic development and work force development strategy.

Councillor Talley stated that at this time he is not in support of the proposal because of the four million dollars of city funds and fifteen million dollars of state funds being used. He also stated his concern that the canal will no longer be family friendly with this proposal and there are no places to park. Ms. Banning said the money spent was from a revenue bond that was generated; therefore, no money came out of the General Fund. She said full service restaurants are the only ones eligible for this proposal. Ms. Banning said the problem with parking in this area is people just do not know where to park and businesses will help to identify parking.

Councillor Gibson said he is excited about this proposal because it is truly in the best interest of the city. He said this proposal will help in economic development, enhance living in the city, and the quality of life for those who want to live downtown.

Councillor Nytes asked why the designation is not the length of the canal. Ms. Banning said one of the criteria was the area had to formally be designated as a redevelopment area and this area stopped at New York Street.

Councillor Pfisterer expressed her concern for the lack of space to develop parking garages and for restaurants having outside seating, which will inhibit walking space. She asked if there are going to be variations in the liquor licenses these restaurants receive. Ms. Banning said the eligibility to apply for a liquor license does not distinguish between the licenses.

Councillor Gibson asked the committee to not get hung up on the parking issue, because the city has various means of transportation and many parking spaces downtown. He said this project is no different than Fountain Square and Broad Ripple; people still have to interact with others.

Councillor Mansfield said she encourages full service restaurants to draw people into the cultural district.

Chair Mahern said he is in support of this proposal, because it will help provide job opportunities in his district. He said the Council needs to look forward in regards to the benefit this will have on the expansion of the Convention Center and mass transit.

Ms. Banning clarified that this proposal is not going to create a rush. She said it still is going to be a challenge to develop retail along the canal. She said it will be more café oriented businesses rather than a big restaurant, and the city still has control.

Councillor Mansfield moved, seconded by Councillor Gibson, to send Proposal No. 325, 2006 to the full Council with a “Do Pass” recommendation. The motion carried by a vote of 4-2. With Councillors Pfisterer and Talley casting the negative votes.

### CONCLUSION

With no further business pending, and upon motion duly made, the Metropolitan Development Committee of the City-County Council was adjourned at 6:15 p.m.

Respectfully submitted,

Dane Mahern, Chair  
Metropolitan Development Committee

DM/as



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